

East Taunton 02718

ZIP code · MA · Massachusetts > Bristol County

SELLER'S MARKET

\$531K

MEDIAN SALE PRICE

+1.4%

1-YR CHANGE

81

SALES (12 MO)

\$521K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 66 / 100



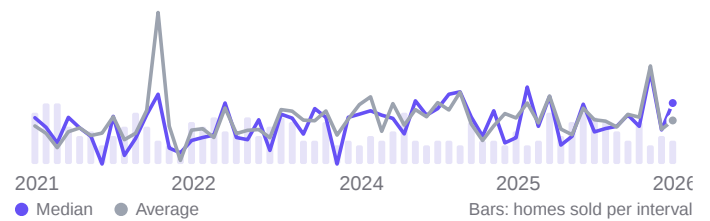
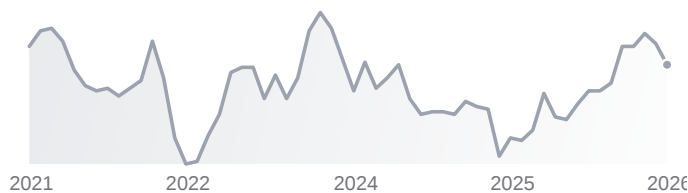
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

66 / 100

Sale prices

Median \$525K · Average \$446K

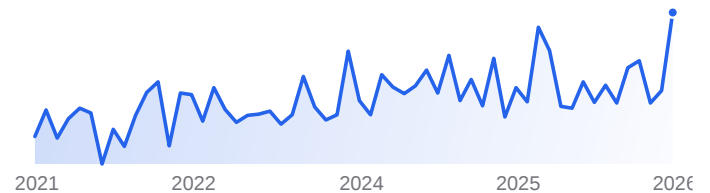
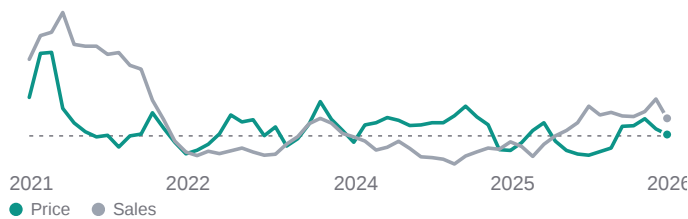


Growth (year over year)

Price +1.4% · Sales +19.1%

Price per square foot

\$438/ft²

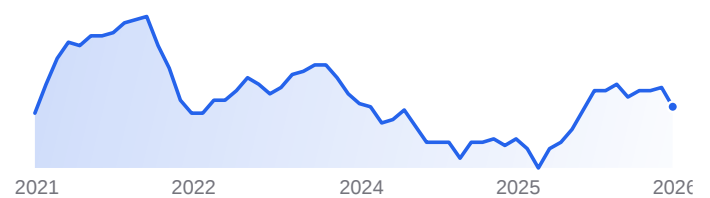
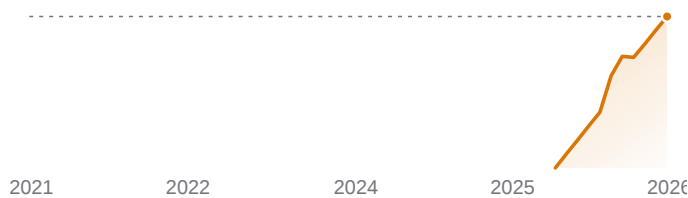


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

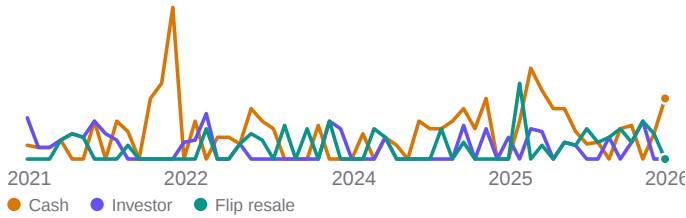
3.5%



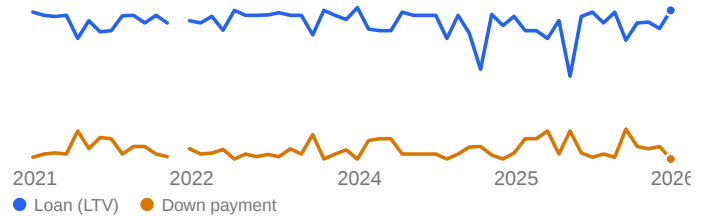
BUYERS & OUTCOMES

Buyer mix

Cash 40% · Investor 0% · Flip resale 0%

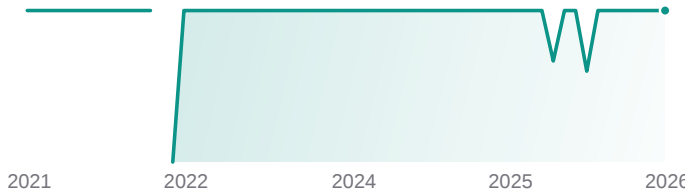


Financing (share of purchase price) Loan (LTV) 98% · Down payment 1.8%



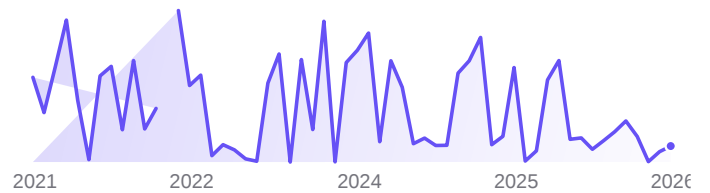
Sellers who sold at a gain

100%



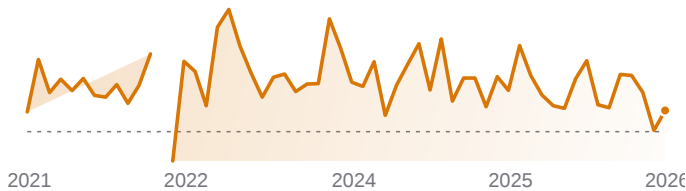
Typical hold before selling

3.2 yrs



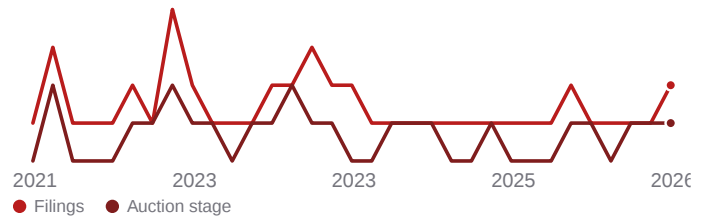
Median annualized return at resale

+2.0%



Preforeclosure filings

Filings 2 · Auction stage 1



HOUSING STOCK

Homes	2,287
Median value (AVM)	\$521K
Median size	1,477 ft²
Median bedrooms	3
Median year built	1987
Single family	79%
Condos	15%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	53%
Underwater (LTV 125% or more)	1.3%
Owner occupied	87%
Company owned	8.3%
Median loan-to-value	48%

Typical ownership tenure

17.1 yrs

COMMUNITY

Population	6,731
Density	641 / mi²
Median household income	\$102K
Average household income	\$120K
Crime index (US avg 100)	43
Air pollution index (US avg 100)	97
Earthquake index (US avg 100)	68
Homes occupied	97%
Bachelor's or higher	15%
Poverty rate	10.6%
Unemployment	1.5%
Average temp	49°F
Annual precip	49 in
Sunshine	52%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.